

Contact: Joan Racki

MINUTES OF AUGUST 6, 2014, COMMITTEE MEETING

**BOARD OF REGENTS, STATE OF IOWA
PROPERTY AND FACILITIES COMMITTEE**

**TELEPHONIC CALL ORIGINATING FROM THE BOARD OFFICE
URBANDALE, IOWA**

Committee Members Present

Regent Milt Dakovich, Chair

Doug True, University of Iowa Senior Vice President & Treasurer, Finance & Operations

Warren Madden, Iowa State University Senior Vice President for Business and Finance

Michael Hager, University of Northern Iowa Senior Vice President for Administration & Financial Services

Patrice Sayre, Board of Regents Chief Business Officer

Committee Members Absent

Regent Larry McKibben

Presenters

Rod Lehnertz, University of Iowa Director of Planning, Design and Construction; Department of Facilities Management

Chair Dakovich called the meeting to order at 9:30 a.m.

Agenda Item 1 - Minutes of June 4, 2014, Committee Meeting

The minutes of the June 4, 2014 meeting, as presented, were accepted by General Consent.

Agenda Item 2 - Register of Iowa State University of Capital Improvement Business Transactions

Iowa State University Senior Vice President for Business and Finance Warren Madden presented the Register of Iowa State University Capital Improvement Business Transactions which included a request for approval of the revised project budget (\$42,000,000) for the **Utilities – Stoker Boiler Replacement** project. He noted that the increased budget was needed due to higher than anticipated boiler costs and construction bids.

Chair Dakovich inquired as to how many bids were received. Senior Vice President Madden responded that he would obtain the information. (Subsequent to the meeting, he reported that seven bids were received for the boilers and six bids were received for construction.)

By General Consent, the Committee recommended to the Board approval of the revised project budget (\$42,000,000) for the **Utilities – Stoker Boiler Replacement** project.

Agenda Item 3 - Iowa State University Emergency Contracting Authorization

Iowa State University Senior Vice President Madden presented the agenda item. He noted that Sweeny Hall was home to the chemical and biological engineering departments. He reported that the emergency repairs to the building had been completed and the University was in the process of assessing the condition of the equipment. Vice President Madden indicated that the University anticipates the cost of building repairs and equipment repairs/replacement to exceed \$2 million, which is the insurance deductible; the total amount would be known when the assessments are complete.

By General Consent, the Committee recommended to the Board its ratification of the Executive Director's actions related to the utilization of capital project delivery and purchasing processes as described in the memorandum and attachments to restore Sweeney Hall to its pre-fire conditions and return it to service as soon as possible.

Agenda Item 4 - Register of University of Northern Iowa Capital Improvement Business Transactions

Senior Vice President for Administration & Financial Services Michael Hager presented an overview of the University of Northern Iowa's Capital Improvement Business Transactions.

By General Consent, the Committee recommended to the Board approval of the following actions for the **Schindler Education Center Renovation** project, a major capital project as defined by Board policy:

1. Acknowledge receipt of the University's initial submission of information to address the Board's capital project evaluation criteria (Attachment A of docket memorandum);
2. Accept the Board Office recommendation that the project meets the necessary criteria for Board consideration; and
3. Authorize permission to proceed with project planning, including the design professional selection process and consideration of the use of an alternative delivery method in lieu of the traditional design-bid-build process for the project.

Agenda Item 5 - Institutional Agreements, Leases and Easements

Policy and Operations Officer Joan Racki presented the request.

By General Consent the Committee recommended to the Board approval of a lease with the Board as tenant with IRL Properties LC; the Board as tenant for a lease addendum with the Iowa State University Research Park; and approval of a lease with the Board as landlord with Waterloo MSA Limited Partnership, d/b/a Verizon Wireless, all as detailed in the agenda item.

Agenda Item 6 - Five-Year Institutional Roads Program

Policy and Operations Officer Joan Racki presented the agenda item.

By General Consent, the Committee recommended to the Board approval of the Five-Year Institutional Roads Program with capital projects totaling \$8,450,000 for calendar years 2015 through 2019, including projects totaling \$1,690,000 for calendar year 2015.

Agenda Item 7 - University of Iowa Update of Flood Recovery Status

Senior Vice President Doug True and Rod Lehnertz, University of Iowa Director of Planning, Design and Construction; Department of Facilities and Management presented the update on the University of Iowa Flood Recovery Status. The reports presented at each Committee meeting were included.

Senior Vice President Doug True updated the Committee on the University's activation of its flood emergency response plan due to heavy rains in the Iowa River valley in late June and early July 2014. Flood protection barriers (e.g.: HESCO barriers and "invisible" flood walls) were erected across campus along the river. The Iowa River crested on July 9th approximately 4 feet below the spill way of the Coralville Dam.

On August 5, 2014, the University learned that Johnson County was one of 22 counties included in a presidential disaster declaration, making the University eligible for partial reimbursement for the protective measure costs (estimated at \$2 - \$3 million) undertaken in the last two months. The Mayflower Residence Hall, the largest student housing facility, was protected from further damage; mitigation work underway when the water rose will continue and the residence hall will be ready for students and their families by move-in day. Two other facilities that were threatened by flood waters were the Iowa Memorial Union (IMU) and Stanley Hydraulics facility.

Chief Business Officer Patrice Sayre asked if the Iowa Advanced Technology Laboratories (IATL) project was delayed due to this most recent flooding. Director Lehnertz reported on the construction of flood protective barriers and the resulting construction delays on the mitigation projects at the IMU, Stanley Hydraulics and IATL. The University would work closely with Iowa Homeland Security and the FEMA personnel to explain why this year's flood water events might cause delays in projects. Senior Vice President Doug True stated the anticipated dates of completion for IMU of June 2015 and IATL of March 2015 are still valid. The University is optimistic that completion of the flood mitigation projects will leave the University in a much better position next summer should the River rise to flood stage.

The Committee received the report.

Agenda Item 8 – Discussion of Future Committee Agenda and Other Items

Policy and Operations Officer Joan Racki reported that in September, FY 2016 capital requests will be presented to the Committee; it is also anticipated that there will be a number of Capital Register items due to the August agenda being so light.

Senior Vice President Warren Madden wanted the Committee to be aware that the proposed route for a crude oil pipeline put forward by Energy Transfer Partners, LP operating under the subsidiary Dakota Access LLC, would go through Story County, particularly the University farms south of campus. The company is requesting University permission to undertake land surveys.

Chair Dakovich adjourned the meeting at 9:48 a.m.

The corresponding docket memorandum for each agenda item, an integral component of the minutes, is available on the Board of Regents website: <http://www.regents.iowa.gov/>. Copies of these memoranda can also be obtained from the Board Office by calling 515-281-3934.